

184.0

0007

0001.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTON

APPRAISED:

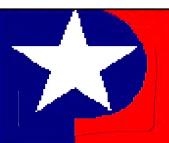
Total Card / Total Parcel
811,200 / 811,200

USE VALUE:

811,200 / 811,200

ASSESSED:

811,200 / 811,200


Patriot
Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
129		DOW AVE, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: WALSH MICHAEL K & KATHRYN J	
Owner 2:	
Owner 3:	

Street 1: 129 DOW AVE
Street 2:

Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476

PREVIOUS OWNER
Owner 1: CUMMINGS DARREN J -
Owner 2: CUMMINGS LEA -

Street 1: 129 DOW AVE
Twn/City: ARLINGTON
St/Prov: MA
Postal: 02476

NARRATIVE DESCRIPTION	
This parcel contains 7,345 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1952, having primarily Vinyl Exterior and 3619 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 5 Rooms, and 2 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
Amount	Com. Int

PROPERTY FACTORS							
Item	Code	Description	%	Item	Code	Description	
Z	R1	SINGLE FA	100	water			
o				Sewer			
n				Electri			
Census:				Exempt			
Flood Haz:							
D				Topo	1	Level	
s				Street			
t				Gas:			

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Infl	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7345		Sq. Ft.	Site		0	70.	0.87	7									448,246						448,200	

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
101	7345.000	363,000		448,200	811,200		123949
Total Card	0.169	363,000		448,200	811,200	Entered Lot Size	GIS Ref
Total Parcel	0.169	363,000		448,200	811,200	Total Land:	GIS Ref
Source:	Market Adj Cost		Total Value per SQ unit /Card:	224.16	/Parcel: 224.1	Land Unit Type:	Insp Date
							07/31/18

PREVIOUS ASSESSMENT								Parcel ID	184.0-0007-0001.0
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes
2020	101	FV	236,100	0	7,345.	448,200	684,300	684,300	Year End Roll
2019	101	FV	208,400	0	7,345.	448,200	656,600	656,600	Year End Roll
2018	101	FV	229,300	0	7,345.	377,800	607,100	607,100	Year End Roll
2017	101	FV	229,300	0	7,345.	345,800	575,100	575,100	Year End Roll
2016	101	FV	229,300	0	7,345.	294,600	523,900	523,900	Year End
2015	101	FV	228,200	0	7,345.	256,100	484,300	484,300	Year End Roll
2014	101	FV	228,200	0	7,345.	236,900	465,100	465,100	Year End Roll
2013	101	FV	228,200	0	7,345.	225,400	453,600	453,600	

SALES INFORMATION		TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
CUMMINGS DARREN	43593-540	1	8/26/2004		455,000
SWINAMER LLOYD	35782-3		6/28/2002		389,000
SWINAMER CAROLY	25082-458		12/27/1994		1
					No No A

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
3/15/2019	344	Addition	140,000	O				add 2nd fl	7/31/2018	MEAS&NOTICE	CC	Chris C											
5/5/2017	518	Siding	19,423	C					10/15/2008	Meas/Inspect	355	PATRIOT											
									3/3/2000	Inspected	276	PATRIOT											
									1/4/2000	Mailer Sent													
									12/29/1999	Measured	263	PATRIOT											
									12/1/1981		GP												

 Sign: VERIFICATION OF VISIT NOT DATA

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH													
Type: 19 - Ranch				Full Bath: 2	Rating: Very Good																				
Sty Ht: 1 - 1 Story				A Bath: 1	Rating:																				
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Very Good																				
Foundation: 1 - Concrete				A 3QBth:	Rating:																				
Frame: 1 - Wood				1/2 Bath: 1	Rating:																				
Prime Wall: 4 - Vinyl				A HBth:	Rating:																				
Sec Wall: 1	%			OthrFix: 1	Rating:																				
Roof Struct: 1 - Gable																									
Roof Cover: 1 - Asphalt Shgl																									
Color: GRAY																									
View / Desir:																									
GENERAL INFORMATION				OTHER FEATURES				RESIDENTIAL GRID				SKETCH													
Grade: C - Average				Kits: 1	Rating: Very Good			1st Res Grid	Desc: Line 1	# Units: 1															
Year Blt: 1952	Eff Yr Blt:			A Kits: 1	Rating:			Level	FY LR DR D K FR RR BR FB HB L O																
Alt LUC:				Frp: 1	Rating: Good			Other																	
Jurisdct: G21	Fact: .			WSFlue: 1	Rating:			Upper																	
Const Mod:								Lvl 2																	
Lump Sum Adj:								Lvl 1																	
								Lower																	
INTERIOR INFORMATION				CONDOS INFORMATION				REMODELING				RES BREAKDOWN													
Avg Ht/FL: STD				Location: 1				Exterior:																	
Prim Int Wall: 1 - Drywall				Total Units: 1				Interior:																	
Sec Int Wall: 1	%			Floor: 1				Additions:																	
Partition: T - Typical				% Own: 1				Kitchen:																	
Prim Floors: 3 - Hardwood				Name: 1				Baths:																	
Sec Floors: 1	%							Plumbing:																	
Bsmnt Flr: 12 - Concrete								Electric:																	
Subfloor:								Heating:																	
Bsmnt Gar:								General:																	
Electric: 3 - Typical																									
Insulation: 2 - Typical																									
Int vs Ext: S																									
Heat Fuel: 2 - Gas																									
Heat Type: 15 - H.V.A.C																									
# Heat Sys: 1																									
% Heated: 100	% AC: 100																								
Solar HW: NO	Central Vac: NO																								
% Com Wall	% Sprinkled:																								
MOBILE HOME				Make:	Model:	Serial #:		Year:	Color:																
SPEC FEATURES/YARD ITEMS				PARCEL ID 184.0-0007-0001.0								IMAGE													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value								
2	Frame Shed	D	Y		18X12	A	AV	1990	0.00	T	23.2	101													
More: N	Total Yard Items:					Total Special Features:												Total:							